

Lakewood Development Corporation
December 7, 2021
Via live stream
Meeting Minutes

Call to Order – A. Muller 4:35pm

Announcement of Meeting in Compliance with the Sunshine Law.

Adequate notice of this meeting has been provided in accordance with the provisions of the Senator Byron M. Baer Open Public Meetings Act, Chapter 231 P.L. 1975, 10:4-12a, by notice published in Asbury Park Press and by posting of same in the office of the Municipal Clerk, Office of the Lakewood Development Corporation and upon the public bulletin board of the Lakewood Municipal Building.

Roll Call:

Present: R. Coles; Leib Gold; M. McNeil; A. Muller; and Rabbi Weisberg

Also Present: S. Kean, Corporate Counsel, D. Klein Executive Director, and staff members A. Doyle and J. Wilkes

Absent: A. Akerman and E. Rennert

Flag Salute

Motion –

To accept the minutes from the meeting held November 9, 2021

All in favor

Motion carried

Old Business:

No old business

New Business:

None

Report of Corporate Counsel:

Sean Kane informed the board that Resolution 21-12-1 was a memorialization of action taken at the November meeting.

Directors Report:

The Director read for the record, the summary of the financial report.

The Director wanted to update the members on on Covid Protocols in the Township stating the public only invited on a case by case basis but Departments have discretion to have Board Meetings in person. Corporate Counsel suggested getting direction from Secare, the Township's attorney as well as the Mayor.

The Director also advised that after a long hihatus, the LCSC will be holding a Business Networking Event at the Strand Theater on December 15, 2021 from 7:30 – 9:30. Entitled "Don't leave money on the table". The Chairman requested all the board members be sent the information.

The Executive Director wanted to provide UEZ update informing that he had a Coordinator meeting this afternoon and it was disclosed that the UEZ would like to make the funds available by February of 2022, the allocation of 2.6 million is not set in stone, however the LDC needs to come up with projects to be funded and after all the regular business has been addressed at the meeting, a brain storming session will follow.

The Director moved on to the two resolutions for subordination on the agenda, 21-12-2 and 21-12-3 Microloan and Covid Emergency held by Imperial Flooring. All underwriting has been done finds plenty of equity and recommends the subordination.

Committee Reports:

Mike McNeil wanted the board to know he met with Stacey from Blinds to Go, about developing programs at the township's training site and would like to invite her to the next meeting.

Public Comment:

None

Trustees Comments:

None

Chairman's Comments:

The Chairman wanted to wish everyone happy holidays.

R. Coles, asked for details on the salaries as he was not present at the last meeting.

Motion: M. McNeil/Rabbi Weisberg

To Accept Resolution 21-12-1 – Memorializing Salary Increases for LDC Staff

Roll Call

Abstention by R. Coles

All others in favor

Motion carries

Motion: R. Coles/Rabbi Weisberg

To Accept Resolution 21-12-2 – Subordination of a Microloan

Roll Call

All in favor

Motion carries

Motion: R. Coles/Y. Gold

To Accept Resolution 21-12-3 – Subordination of a Covid Emergency Loan

Roll Call

All in favor

Motion carries

Motion: R. Coles/M. McNeil

To enter Closed Session

4:53

Motion; M. McNeil/E. Rennert
To move to Open Session
4:58

Motion: R. Coles/Y. Gold
To Accept Resolution 21-12-4 – Authorizing modification of Disaster Assistance Loan
Roll Call
All in favor
Motion carries

Motion: R. Coles/Rabbi Weisberg
To Accept Resolution 21-12-5 – Authorizing modification of a Microloan
Roll Call
All in favor
Motion carries

The Director moving on to the UEZ allocation for year 2022 he had thought up a few ideas: Up to 10% of the allocation can be used for law enforcement and he felt that might be something the LDC would consider, more parking in the downtown through acquisition; revisiting the Franklin Street Redevelopment; possibility of creating a UEZ portal for the loan program and establishing a Lakewood UEZ workspace for businesses.

R. Coles stated that any funding for Police would have to be a multi-year commitment, and suggest the Director coordinate with M. Lichtenstein. He also stated that the township is looking into compactors around the downtown and also suggested that the LDC give thought to reaching out to existing UEZ businesses interested in expanding.

Rabbi Weisberg suggest grants capped at \$25,000 for technology, assistance for smaller business to add employees by subsidizing a start up with salaries, etc.

Session ended with the director stating he would consolidate on paper the ideas and recommends that within the next two weeks or so narrow down on a few to put into the Sage program.

Question was asked if the UEZ has to approve projects and response was yes until the 5 year plan has been adopted.

Motion: R. Coles/A. Muller
To Adjourn
All in favor
5:16PM